



2301 West Big Beaver
 Suite 625
 Troy, MI 48084-3329

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 Facsimile (248) 637-9897
 www.Lmcap.com

PROPERTY INFORMATION



PROPERTY NAME:

LOCATION: 22035 Gratiot

CITY: Eastpointe

COUNTY: Macomb

LOCATION DESCRIPTION: Gratiot Ave. just South of 9 Mile Rd.

GROSS SF: 1900

YEAR BUILT: 1971

AVAILABLE SF: 1900

FLOORS: 1

MAX. AVAILABLE: 1900

PARKING

MIN. AVAILABLE: 1900

PROPERTY DESCRIPTION Freestanding office/retail building. Excellent Gratiot Ave. Exposure. Opportunity to purchase profitable flower/gift shop along with real estate for \$196,000.00. Excellent opportunity for owner/user.

ECONOMIC DATA

MIN RENTAL RATE:

TERMS:

MAX RENTAL RATE:

LOAD FACTOR:

OPERATING EXPENSES:

PARTITION ALLOWANCE:

ANNUAL ESCALATIONS:

SALE PRICE: \$171,000.00

AGENT: M. Grammatico\ P. Myers

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